

CITY OF CORAL GABLES, FLORIDA

RESOLUTION NO. 2018-50

A RESOLUTION OF THE CITY OF CORAL GABLES, FLORIDA (“CITY”), ELECTING TO USE THE UNIFORM METHOD OF COLLECTING NON-AD VALOREM ASSESSMENTS LEVIED WITHIN THE HAMMOCK LAKE BANYAN DRIVE ROVING SECURITY GUARD SPECIAL TAXING DISTRICT OF THE CITY; STATING A NEED FOR SUCH LEVY, PROVIDING FOR THE MAILING OF THIS RESOLUTION, AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, the City of Coral Gables (“City”) intends to use the uniform method for collecting non-ad valorem assessments for the provision of continued operation and maintenance of the Hammock Lake Banyan Drive Roving Special Taxing District (“Special Taxing District”), including but not limited to the making of infrastructure and security improvements as authorized by Section 197.3632, Florida Statutes, because this method will allow such assessments to be collected annually, commencing for the Fiscal Year beginning on October 1, 2018, in the same manner as provided for ad valorem taxes; and

WHEREAS, the City held a duly advertised public hearing prior to the adoption of this Resolution, proof of publication of such hearing being attached hereto as Exhibit A; and

WHEREAS, the City intends to impose assessments for the provision of continued operation and maintenance of the Special Taxing District, which assessments for the Special Taxing District were previously imposed by Miami-Dade County;

NOW, THEREFORE, BE IT RESOLVED BY THE COMMISSION OF THE CITY OF CORAL GABLES:

SECTION 1. That the foregoing “Whereas” clauses are hereby ratified and confirmed as being true and correct and are hereby made a specific part of this Resolution upon adoption hereof.

SECTION 2. That commencing with the Fiscal Year beginning on October 1, 2018 and continuing until discontinued by the City and the Special Taxing District, and with the tax statement mailed for such Fiscal Year, the City intends to use the uniform method of collecting non-ad valorem assessments authorized in Section 197.3632, Florida Statutes for collecting non-ad valorem assessments for the cost of continued operation and maintenance of the Special Taxing District, including but not limited to the making of infrastructure and security improvements. Such non-ad valorem assessments shall be levied within the Special Taxing District of the City. A legal description of such area subject to the assessment is attached hereto as Exhibit B and incorporated herein by reference.

SECTION 3. That the City Commission does hereby determine that the levy of the assessments is needed to fund the cost of continued operation and maintenance of the Special Taxing District, including but not limited to the making of infrastructure and security improvements.

SECTION 4. That upon passage and adoption, the City Clerk is hereby directed to send a copy of this Resolution by United States mail to the Florida Department of Revenue, the Miami-Dade County Tax Collector, and the Miami-Dade County Property Appraiser by March 10, 2018.

SECTION 5. That this Resolution shall be effective upon passage and adoption herein.

PASSED AND ADOPTED THIS THIRTEENTH DAY OF FEBRUARY, A.D., 2018.

(Moved: Lago / Seconded: Mena)

(Yeas: Lago, Mena, Keon)

(Majority: (3-0) Vote)

(Absent: Quesada, Valdes-Fauli)


(Agenda Item: F-8)

APPROVED:




RAUL VALDES-FAULI
MAYOR

ATTEST:



WALTER J. FOEMAN
CITY CLERK

APPROVED AS TO FORM
AND LEGAL SUFFICIENCY:



MIRIAM SOLER RAMOS
CITY ATTORNEY

Hammock Lake Banyan Drive Roving Security Guard District Legal Description

A portion of Section 6, Township 55 South, Range 41 East, of Dade County, Florida; being more particularly described as follows:

The south 155.00 of the north 180.00 feet of the east 235.00 feet of the west 270.00 feet of the NW $\frac{1}{4}$ of the SW $\frac{1}{4}$ of the NE $\frac{1}{4}$ of said Section 6;

And

Begin at the SW corner of the NW $\frac{1}{4}$ of the NE $\frac{1}{4}$ of the NE $\frac{1}{4}$ of said Section 6, thence run north along the west line of said NW $\frac{1}{4}$ of the NE $\frac{1}{4}$ of the NE $\frac{1}{4}$ for a distance of 250.00 feet to an iron pipe; thence run east along a line lying parallel to and 250.00 feet north of the south line of said NW $\frac{1}{4}$ of the NE $\frac{1}{4}$ of NE $\frac{1}{4}$ for a distance of 136.00 feet; thence run southeasterly for a distance of 127.10 feet to a point on the south line of the NW $\frac{1}{4}$ of the NE $\frac{1}{4}$ of the NE $\frac{1}{4}$ of said Section 6; thence run westerly along said south line of the NW $\frac{1}{4}$ of the NE $\frac{1}{4}$ of the NE $\frac{1}{4}$ of the NE $\frac{1}{4}$ for a distance of 161.00 feet to the Point of Beginning

And

A triangular area marked Park, Lot 1 less the north 144.00 feet and Lot 2, Block 1, Lot 1 less the north 50.00 feet, Lots 7 through 21 and Lot A, Block 3 of "HAMMOCK LAKE PARK" according to the plat thereof, as recorded in Plat Book 44 at Page 87;

And

All of "HAMMOCK LAKE NO. 2" according to the plat thereof, as recorded in Plat Book 51 at Page 81;

And

Lots 26 through 31 and Lots 33 through 37 of "FIRST ADDITION TO HAMMOCK LAKE 2" according to the plat thereof, as recorded in Plat Book 55 at Page 23;

And

The north 208.00 feet of Tract 1 of "AMENDED PLAT OF JOURNEY'S END" lying west of "THE RELOCATION OF OLD CUTLER ROAD" (P.B.50-56) according to the plat thereof, as recorded in Plat Book 34 at Page 89;

Exhibit B

And

The N ½ of the SE ¼ of the NW ¼ of Section 6 township 55 South Range.41 East;

And

All of "FRENCH ESTATES" according to the plat thereof, as recorded in Plat Book 66 at Page 90;

And

All of "HAMMOCK LAKE NO. 2 AMENDED PLAT" according to the plat thereof, as recorded in Plat book 66 at Page 148;

And

All of "HAMMOCK PARK" according to the plat thereof, as recorded in Plat Book 71 at Page 43;

And

All of "HAMMOCK PARK FIRST ADDITION" according to the plat thereof, as recorded in Plat Book 75 at Page 8;

And

All of "KERRWOOD OAKS" according to the plat thereof, as recorded in Plat Book 78 at Page 16;

And

All of "HAMMOCK LAKE PARK - REPLAT OF PORTION OF BLOCK 2" according to the plat thereof, as recorded in Plat Book 79 at Page 27;

And

All of Tract A of "FEINBERG ACRES" according to the plat thereof, as recorded in Plat Book 86 at Page 48;

And

All of "SNAPPER CREEK OAKS" according to the plat thereof, as recorded in Plat Book 97 at Page 37;

And

All of "J. K. SUBDIVISION" according to the plat thereof, as recorded in Plat Book 99 at Page 90;

Tract B of "CORAL RIDGE ACRES ESTATES" according to the plat thereof, as recorded in Plat Book 114 at Page 13;

And

Exhibit B

All of "SNAPPER CREEK OAKS FIRST ADDITION" according to the plat thereof, as recorded in Plat Book 128 at Page 61;

And

All of "NATHALIE & CAROLINE SUBDIVISION" according to the plat thereof, as recorded in Plat Book 141 at Page 58;

All aforementioned plats being recorded in the Public Records of Dade County, Florida.

MIAMI DAILY BUSINESS REVIEW

Published Daily except Saturday, Sunday and
Legal Holidays
Miami, Miami-Dade County, Florida

STATE OF FLORIDA
COUNTY OF MIAMI-DADE:

Before the undersigned authority personally appeared JOHANA OLIVA, who on oath says that he or she is the LEGAL CLERK, Legal Notices of the Miami Daily Business Review f/k/a Miami Review, a daily (except Saturday, Sunday and Legal Holidays) newspaper, published at Miami in Miami-Dade County, Florida; that the attached copy of advertisement, being a Legal Advertisement of Notice in the matter of

NOTICE BY THE CITY OF CORAL GABLES, FLORIDA OF THE CITY'S INTENT TO USE THE UNIFORM AD VALOREM METHOD OF COLLECTION OF NON-AD VALOREM ASSESSMENTS - HAMMOCK LAKE BANYAN DRIVE ROVING SECURITY GUARD SPECIAL TAXING DISTRICT

in the XXXX Court,
was published in said newspaper in the issues of

01/16/2018 01/23/2018 01/30/2018 02/06/2018

Affiant further says that the said Miami Daily Business Review is a newspaper published at Miami, in said Miami-Dade County, Florida and that the said newspaper has heretofore been continuously published in said Miami-Dade County, Florida each day (except Saturday, Sunday and Legal Holidays) and has been entered as second class mail matter at the post office in Miami in said Miami-Dade County, Florida, for a period of one year next preceding the first publication of the attached copy of advertisement; and affiant further says that he or she has neither paid nor promised any person, firm or corporation any discount, rebate, commission or refund for the purpose of securing this advertisement for publication in the said newspaper.

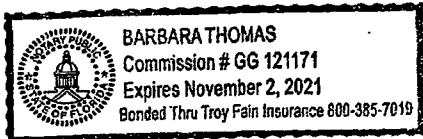
Johana Oliva

Sworn to and subscribed before me this
6 day of FEBRUARY, A.D. 2018

Barbara Thomas

(SEAL)

JOHANA OLIVA personally known to me



NOTICE BY THE CITY OF CORAL GABLES, FLORIDA OF THE CITY'S INTENT TO USE THE UNIFORM AD VALOREM METHOD OF COLLECTION OF NON-AD VALOREM ASSESSMENTS

The City of Coral Gables, Florida (the "City") hereby provides notice, pursuant to section 197.3632, Florida Statutes, of its intent to use the uniform ad valorem method of collecting the non-ad valorem assessments to be levied by the City with regard to the Hammock Lake Banyan Drive Roving Security Guard Special Taxing District ("Special Taxing District"). The City Commission will conduct a public hearing to be held at 9:00 a.m. on February 13, 2018 in the Commission Chambers, 405 Biltmore Way, Coral Gables, FL 33134.

The purpose of the public hearing is to consider the adoption a resolution authorizing the City Commission to use the uniform method of collecting non-ad valorem assessments to be levied by the City pursuant to Section 197.3632, Florida Statutes. The City intends to use the uniform method for collecting non-ad valorem assessments after the transfer of control of the Special Taxing District from Miami-Dade County to the City in accordance with Section 18-3.1 of the Code of Miami-Dade County.

The City may levy non-ad valorem assessments for the purpose of the continued operation and maintenance of the Special Taxing District, including but not limited to the making of infrastructure and security improvements. The Special Taxing District is bounded on the north by Southwest 88 Street, on the east by Old Cutler Road, on the south by Southwest 98th Terrace, and on the west by Southwest 56th Court. The Special Taxing District's legal description is as follows:

A portion of Section 6, Township 55 South, Range 41 East, of Dade County, Florida, being more particularly described as follows:

The south 155.00 feet of the north 180.00 feet of the east 235.00 feet of the west 270.00 feet of the NW 1/4 of the SW 1/4 of the NE 1/4 of said Section 6;

And

Begin at the SW corner of the NW 1/4 of the NE 1/4 of the NE 1/4 of said Section 6; thence run north along the west line of said NW 1/4 of the NE 1/4 of the NE 1/4 for a distance of 250.00 feet to an iron pipe; thence run east along a line lying parallel to and 250.00 feet north of the south line of said NW 1/4 of the NE 1/4 of the NE 1/4 for a distance of 136.00 feet; thence run southeasterly for a distance of 127.10 feet to a point on the south line of the NW 1/4 of the NE 1/4 of the NE 1/4 of said Section 6; thence run westerly along said south line of the NW 1/4 of the NE 1/4 of the NE 1/4 for a distance of 161.00 feet to the Point of Beginning.

And

A triangular area marked Park Lot 1 less the north 144.00 feet and Lot 2, Block 1, Lot 1 less the north 50.00 feet, Lots 7 through 21 and Lot A, Block 3 of "HAMMOCK LAKE PARK" according to the plat thereof, as recorded in Plat Book 44 at Page 87;

And

All of "HAMMOCK LAKE NO. 2" according to the plat thereof, as recorded in Plat Book 51 at Page 81;

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And

The N 1/2 of the SE 1/4 of the NW 1/4 of Section 6 township 55 South Range 41 East;

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And

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And

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And

All of "NATHALIE & CAROLINE SUBDIVISION" according to the plat thereof, as recorded in Plat Book 141 at Page 58;

All aforementioned plats being recorded in the Public Records of Dade County, Florida.

The City intends to use the uniform ad valorem method of collecting non-ad valorem assessments for a period of more than one year commencing for the Fiscal Year beginning on October 1, 2018. This non-ad valorem assessment is levied by the City for the first time; however, Miami Dade County has previously levied the non-ad valorem assessment for the Special Taxing District.

The City's non-ad valorem assessments shall be subject to the same discounts and penalties and the issuance and sale of tax certificates and tax deeds for non-payment as ad valorem taxes. The non-payment of such non-ad valorem assessments will subject the property to the potential loss of title.

Interested parties may appear at the public hearing to be heard regarding the use of the uniform ad valorem method of collecting such non-ad valorem assessments.

In the event any person decides to appeal any decision by the City with respect to any matter relating to the consideration of the resolution at the above-referenced public hearing, a record of the proceeding may be needed and in such an event, such person may need to ensure that a verbatim record of the public hearing is made, which record includes the testimony and evidence on which the appeal is to be based.

Any person who needs assistance in another language in order to speak during the public hearing or public comment portion of the meeting should contact the City's Non-Discrimination Coordinator, Raquel Elejabarieta, (email: relejabarieta@coralgables.com; Telephone: 305-722-8686; TTY/TDD: 305-442-1600), at least three (3) business days before the meeting.

The City welcomes individuals with disabilities. To request an auxiliary aide or special service (such as a sign language interpreter) in order to participate in this meeting, please contact the City's ADA Coordinator, Raquel Elejabarieta at least seven (7) days in advance. Ms. Elejabarieta may be reached by email: ada@coralgables.com, or by telephone: 305-722-8686 (voice) or 305-442-1600 (TTY/TDD).



WALTER J. FOEMAN
CITY CLERK

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